

IN RE: PETITION FOR ADMIN. VARIANCE
E/S Galloway Road, 700' N of
Cold Spring Road
(3526 Galloway Road)
15th Election District
5th Councilmanic District

Salma Siddique
Petitioner

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 97-167-A
*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as a Petition for Administrative Variance for that property known as 3526 Galloway Road, located in the vicinity of Galloway Creek in Bowleys Quarters. The Petition was filed by the owner of the property, Salma Siddique. The Petitioner seeks relief from Section 1A04.3.B.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit side yard setbacks of 10 feet and 12 feet in lieu of the required 50 feet for each for a proposed dwelling reconstruction. The subject property and relief requested are more particularly described on the site plan submitted which was accepted and marked as Petitioner's Exhibit 1.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted and there being no requests for public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affida-

ORDER RECEIVED FOR FILING

Date

By

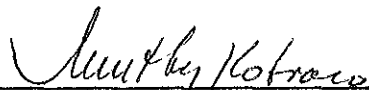
MICROFILMED

vits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 14th day of November, 1996 that the Petition for Administrative Variance seeking relief from Section 1A04.3.B.2 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit side yard setbacks of 10 feet and 12 feet in lieu of the required 50 feet each for a proposed dwelling reconstruction, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions:

1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the relief granted herein shall be rescinded.


TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

ORDER RECEIVED FOR FILING
Date 11/15/96
By [Signature]

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Baltimore County
Zoning Commissioner
Office of Planning and Zoning

Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204
(410) 887-4386

November 14, 1996

Mr. Salma Siddique
3526 Galloway Road
Baltimore, Maryland 21220

RE: PETITION FOR ADMINISTRATIVE VARIANCE
E/S Galloway Road, 700' N of Cold Spring Road
(3526 Galloway Road)
15th Election District - 5th Councilmanic District
Salma Siddique - Petitioner
Case No. 97-167-A

Dear Mr. Siddique:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Permits and Development Management Office at 887-3391.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Timothy M. Kotroco", is written over the typed name.

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: Chesapeake Bay Critical Areas Commission
45 Calvert Street, 2nd Floor, Annapolis, Md. 21401

People's Counsel; DEPRM

File

MICROFILMED



Petition for Administrative Variance to the Zoning Commissioner of Baltimore County

for the property located at 3526 GALLOWAY RD. 21220
which is presently zoned RC-5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s)

10 FT. 12 FT. SIDE YARD SETBACK IN LIEU OF THE REQUIRED 50 FT.
IA04.5B2.60 Allow

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) My home on 3526 Galloway Rd. was severely damaged by the hurricane. Roads were closed, I saw the damage after 2 days. I was advised that the old dwelling was too close to the property line and, was in such a poor shape that it was not worth saving so I decided to build or replace my house with a new structure.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition

Contract Purchaser/Lessee

Legal Owner(s)

(Type or Print Name)

SALMA SIDDIQUE
(Type or Print Name)

Signature

Signature

Address

(Type or Print Name)

City

State

Zipcode

Signature

Attorney for Petitioner

3526 GALLOWAY RD 256-1349

(Type or Print Name)

Address

Phone No

BALTIMORE, MD. 21220

Signature

City

State

Zipcode

Name, Address and phone number of representative to be contacted

Address

Phone No

Name

City

State

Zipcode

Address

Phone No

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County this ____ day of _____, 19____ that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted

Zoning Commissioner of Baltimore County

REVIEWED BY: SOA

DATE: 10-9-96



Printed with Soybean Ink
on Recycled Paper

ITEM #: 167

MICROFILMED

ESTIMATED POSTING DATE.

ORDER RECEIVED FOR FILING
Date: 11/14/96
By: [Signature]

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 3526 Galloway Rd.
address
Baltimore, MD. 21220
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

My house was damaged by the storm (hurricane) and is not in livable condition at the present. I was advised by friends & contractors to build a new dwelling as the old one was not worth saving. The new building is further away from water and from property lines. It is about the same size building as the old one. My home is destroyed & it is very inconvenient to go back and forth trying to retrieve personal belongings from a damaged house.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Salma Siddique
(signature)
SALMA SIDDIQUE
(type or print name)



(signature)

(type or print name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7th day of OCTOBER, 1996, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

HOWARD CO

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

10-7-96
date

Greg R. Mill
NOTARY PUBLIC

My Commission Expires: 1-1-98

ZONING DESCRIPTION FOR

3526 GAUWAY RD.

(address)

Beginning at a point on the EAST side of
(north, south, east or west)

GAUWAY RD which is 20 FT.
name of street on which property fronts (number of feet of right-of-way width)

wide at the distance of 700 FT. NORTH. of the
(number of feet) (north, south, east or west)

centerline of the nearest improved intersecting street COLD SPRING RD.
(name of street)

which is _____ wide. *Being Lot # 50.
(number of feet of right-of-way width)

Block _____, Section # _____ in the subdivision of _____
(name of subdivision)

as recorded in Baltimore County Plat Book # _____, Folio # _____,

containing _____. Also known as BOWLEY'S QUARDEN.
(square feet or acres) (property address)

and located in the 15 Election District, 5 Councilmanic District.

*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in Deed Liber __, Folio __" and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Typical metes and bounds: N.87 12' 13" E. 321.1 ft., S.18 27' 03" E.87.2 ft., S.62 19' 00" W. 318 ft., and N.08 15' 22" W. 80 ft. to the place of beginning.

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEO CASH RECEIPT

No. 027998

DATE 10-9-96 ACCOUNT R 001-6150

RECEIVED FROM: SALMA SIDDIQUE
\$3526 GAUWAY RD.
OK - RES. VAN. FSC
FOR: TOTAL \$50

MICROFILMED

0209110648MYCHRC

\$50.00

DISTRIBUTION
WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

VALIDATION OR SIGNATURE OF CASHIER

#167
JIL

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEO CASH RECEIPT

No. 027997

DATE 10-9-96 ACCOUNT R 001-6150

RECEIVED FROM: SALMA SIDDIQUE
3526 GAUWAY RD.
Property Appraiser \$40.00
APPLICATION
FOR: _____

MICROFILMED

03A9110028MICRRC

Item #167.00

DISTRIBUTION
WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

VALIDATION OR SIGNATURE OF CASHIER

Item #167



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighbors property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be assessed and paid to this office at the time of filing.
- 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: 167 Petitioner: SALMA SIDDIQUE

Location: 3526 Galloway Rd.

PLEASE FORWARD ADVERTISING BILL TO:

NAME: SALMA SIDDIQUE

ADDRESS: 3526 GALLOWAY RD.

BALTIMORE, MD - 21220

PHONE NUMBER: 256-1349

MICROFILMED

167



Plat to accompany Petition for Zoning ☐ Variance ☐ Special Hearing

PROPERTY ADDRESS: _____

see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name: _____

plat book # _____, folio # _____, lot # _____, section # _____

OWNER: _____



North

date: _____
prepared by: _____

Scale of Drawing: 1" = _____



Vicinity Map
North
scale: 1"=1000'

LOCATION INFORMATION

Election District: _____

Councilmanic District: _____

1"=200' scale map#: _____

Zoning: _____

Lot size: _____
acres square feet

public private
SEWER: ☐ ☐

WATER: ☐ ☐

yes no
☐ ☐

Chesapeake Bay Critical Area: ☐

Prior Zoning Hearings: ☐

Zoning Office USE ONLY!

reviewed by: _____ ITEM #: _____ CASE#: _____

CERTIFICATE OF POSTING

RE: Case No.: 97-167-A

Petitioner/Developer: Salma

Siddique

Date of Hearing/Closing: 11/4/96

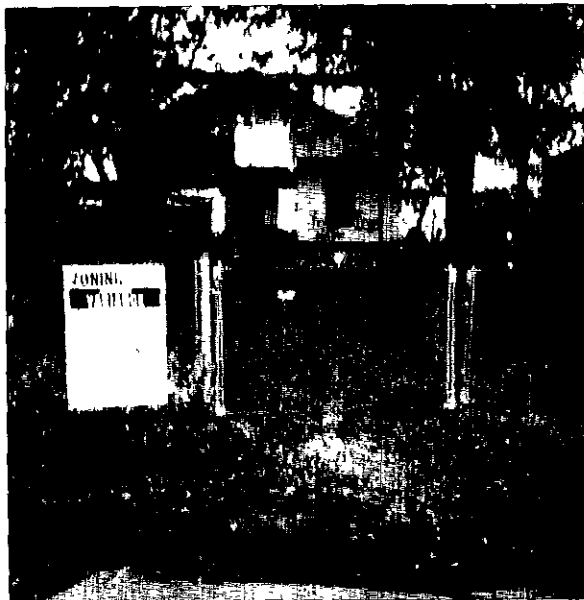
Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens

Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law
were posted conspicuously on the property located at 3526 Galloway
Road, Baltimore, MD. 21220

The sign(s) were posted on 10/11/96
(Month, Day, Year)



Sincerely,

Sue H. McKenzie
(Signature of Sign Poster and Date)

Sue McKenzie
(Printed Name)

6 Topwood Court
(Address)

Baltimore, MD 21234
(City, State, Zip Code)

(410) 668-8576
(Telephone Number)

97-167A
Salma Siddique

MICROFILMED

McKenzie Posting Services

*6 Topwood Court
Baltimore, Maryland 21234
(410) 668-8576
Fax (410) 661-6537*

October 4, 1996

Ms. Gwendolyn Stephens
Baltimore County
Department of Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Dear Gwen,

Please find enclosed the "Certificate of Posting" for Case #97-167-A - Ms. Salma Siddique.

Should you have any questions or need additional information, please do not hesitate to contact me at the above referenced number.

Sincerely,



Sue W. McKenzie
President

enclosure

MICROFILMED

Request for Zoning: Administrative Variance

Date to be Posted: Anytime before but no later than 10-20-96

Format for Sign Printing, Black Letters on a White Background:

ZONING NOTICE

ADMINISTRATIVE VARIANCE

Case No. 97167.A

SEC. 1 AC 4.3 & 2. To Allow 10 & 12 FT
SIDE YARD SETBACKS IN LIEU OF THE
REQUIRED 50 FT. IN AN R.C.-S ZONE.
AND FOR AN UNDERSIZED LOT.

PUBLIC HEARING ?

PURSUANT TO SECTION 26-127(b) (1), BALTIMORE COUNTY CODE,
AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING
CONCERNING THE PROPOSED VARIANCE, PROVIDED THE REQUEST IS
RECEIVED IN THE ZONING REVIEW BUREAU BEFORE 5:00 P.M. ON

11-04-96.

ADDITIONAL INFORMATION IS AVAILABLE AT THE DEPARTMENT OF
PERMITS AND DEVELOPMENT MANAGEMENT, COUNTY OFFICE BUILDING,
111 WEST CHESAPEAKE AVE., TOWSON, MD 21204, (410) 887-3391

DO NOT REMOVE THIS SIGN AND POST UNTIL AFTER ABOVE DATE UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE



Baltimore County
Department of Permits and
Development Management

Copy

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

October 16, 1996

ABOUT YOUR ADMINISTRATIVE VARIANCE

CASE NUMBER: 97-167-A (Item 167)
3526 Galloway Road
E/S Galloway Road, 700' N of Cold Spring Road
15th Election District - 5th Councilmanic
Legal Owner(s): Salma Siddique
Post by Date: 10/20/96
Closing Date: 11/04/96

Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice serves as a refresher regarding the administrative process.

- 1) The Zoning Notice sign must be visible on the property under petition on or before the "Post by Date" noted above. It should remain there until after the closing date.
- 2) The "Closing Date" noted above, is the deadline for a neighbor to file a formal request for a public hearing.
- 3) After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. He/She may (a) grant the requested relief, (b) deny the requested relief, or (c) Order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days) as to whether or not your petition has been granted, denied, or will go to public hearing.
- 4) In cases that must go to a public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), notification of same will be forwarded to you. The sign on the property must be changed giving notice of the hearing's date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign, must be forwarded to this office.

PLEASE UNDERSTAND THAT ON THE CLOSING DATE, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Arnold Jablon
Director

cc: Salma Siddique



RECEIVED



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

November 14, 1996

Ms. Salma Siddique
3526 Galloway Road
Baltimore, MD 21220

RE: Item No.: 167
Case No.: 97-167-A
Petitioner: Salma Siddique

Dear Ms. Siddique:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on October 9, 1996.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Roslyn Eubanks in the zoning office (887-3391).

Sincerely,

A handwritten signature in dark ink, appearing to read "W. Carl Richards, Jr.", is written over a printed name.

W. Carl Richards, Jr.
Zoning Supervisor

WCR/re
Attachment(s)



B A L T I M O R E C O U N T Y, M A R Y L A N D

I N T E R O F F I C E C O R R E S P O N D E N C E

TO: Arnold Jablon, Director
 Department of Permits & Development
 Management

Date: October 25, 1996

FROM: Robert W. Bowling, Chief
 Development Plans Review Division

SUBJECT: Zoning Advisory Committee Meeting
 for October 28, 1996
 Item No. 167

The Development Plans Review Division has reviewed the subject zoning item. In accordance with Bill No. 18-90, Section 26-276 dredging, filling or construction in any wetland is prohibited.

The property to be developed is located adjacent to tidewater. The Developer is advised that the proper sections of the Baltimore County Building Code must be followed whereby elevation limitations are placed on the lowest floor (including basements) of residential (commercial) development.

Galloway Road is an existing road which shall ultimately be improved as a 30-foot street cross section on a 50-foot right-of-way.

RWB:HJO:jrb

cc: File

ZONE34C

MICROFILMED

TO: Mr. Arnold Jablon, Director
Zoning Administration and
Development Management

FROM: R. Bruce Seeley *RS*
DEPRM

SUBJECT: Zoning Item #167 - Siddique
3526 Galloway Road
Zoning Advisory Committee Meeting of October 21, 1996

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**Maryland Department of Transportation
State Highway Administration**

David L. Winstead
Secretary
Parker F. Williams
Administrator

10-23-96

Ms. Roslyn Eubanks
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 167 (JRA)

Dear Ms. Eubanks:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Bob Small at 410-545-5581 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Bob Small

for

Ronald Burns, Chief
Engineering Access Permits
Division

BS/es

MICROFILMED

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

Baltimore County Government
Fire Department



700 East Joppa Road
Towson, MD 21286-5500

Office of the Fire Marshal
(410) 887-4880

DATE: 10/21/96

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF OCT. 21, 1996.

Item No.: SEE BELOW

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 161, 163, 164, 165, 166, 167,
170, 171, 172, 173 and 174.

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

MICROFILMED.

cc: File



Printed with Soybean Ink
on Recycled Paper

B A L T I M O R E C O U N T Y , M A R Y L A N D

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Permits and Development
Management

DATE: October 24, 1996

FROM: Pat Keller, Director
Office of Planning

SUBJECT: Petitions from Zoning Advisory Committee

The Office of Planning has no comments on the following petition(s):

Item Nos. 167 and 173

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3495.

Prepared by:

Jeffrey W. Long

Division Chief:

Carol L. Kern

PK/JL

PETITION PROBLEMS

#161 --- JRF

1. No item number on receipt.
2. Notary section is incomplete.

#164 --- JCM

1. Need printed or typed name of second legal owner.

#165 --- MJK

1. Need someone to sign for first legal owner. Also need authorization for that person to sign.

#167 --- JRA

1. Folder has paperwork for undersized lot -- Petition says nothing about an undersized lot.
2. Notary section is incorrect.

#168 --- JRA

1. Special Exception is on wrong form - This is a Special Hearing form, not Special Exception (see top paragraph of the form).
2. Need authorization for person to sign for legal owner.

#171 --- CAM

1. Need address and telephone number for legal owner.

#174 --- JRF

1. No item number on receipt.

96-5443
10/96
To: JRA
See me 10/11/96
Letting firm ok
Neighbors
AS ok
Process
ASAP

**PROVISIONAL APPROVAL
PERMIT NUMBER: _____**

Date: 10-7-96

Location: 3526 Galloway Rd. Balt. MD 21220



The issuance of this permit in no way grants or implies approval of any matter relating to this property which is in conflict with the Baltimore County Zoning Regulations.

The issuance of this permit is subject to the following Conditions:

☒ Owner has filed for a public hearing, Item # 167- (Case # 167.)

☐ Owner must file for a public hearing within ___ days before the Zoning Commission requesting relief from all conflicts with the Baltimore County Zoning Regulations.

☐ Owner/contract purchaser must submit a complete revised site development plan and requested accompanying information within ___ days resolving all possible conflicts with the Baltimore County Zoning Regulations.

The owner/contract purchaser may proceed at his own risk with the construction indicated in the above referenced permit.

However, in the event that any or all of the above conditions are not completed as stipulated, and/or the petition for relief has been denied, dismissed, or withdrawn, this provisional approval is rescinded forthwith.

Immediately thereafter, the owner/contract purchaser must return the property to the condition it was in prior to the beginning of said construction and accepts full financial liability in the matter.

[Signature]
ZONING STAFF

[Signature]
DIRECTOR, PERMITS & DEVELOPMENT MANAGEMENT

I have read the above statement and I agree to abide by the decision of the zoning commissioner, if applicable, in this matter. I also hereby certify that I, the undersigned, am in fact the owner and, if applicable, the contract purchaser and not just an agent for same.

Signed - Owner [Signature] Signed - Contract Purchaser _____

Printed Name SALMA SIDDIQUE Printed Name _____

Address 3526 GALLOWAY RD. Address _____

BALTIMORE, MD. 21220

Work Phone # _____ Work Phone # _____

Home Phone # 256-1349 Home Phone # _____

**INTER-OFFICE CORRESPONDENCE
RECOMMENDATION FORM**

TO: Director, Office of Planning & Community Conservation
Attn: Ervin McDaniel
County Courts Bldg, Rm 406
401 Bosley Av
Towson, MD 21204

B _____
Permit Number

FROM: Arnold Jablon, Director, Department of Permits & Development Management

RE: Undersized Lots

Pursuant to Section 304.2(Baltimore County Zoning Regulations) effective June 25, 1992; this office is requesting recommendations and comments from the Office of Planning & Community Conservation prior to this office's approval of a dwelling permit.

MINIMUM APPLICANT SUPPLIED INFORMATION:

☐ SALMA SIDDIQUE 3526 GALLOWAY RD. BALT. 21220
Print Name of Applicant Address Telephone Number 256-1349

☐ Lot Address (same) LT. 50 Election District 15 Council District 5 Square Feet 8650

Lot Location: N E S W / side / corner of _____ feet from N E S W corner of _____
(street) (street)

Land Owner (same) SALMA SIDDIQUE Tax Account Number 151511771340

Address 3526 GALLOWAY RD. Telephone Number 256-1349

☐ **CHECKLIST OF MATERIALS:** to be submitted for design review by the Office of Planning & Community Conservation
PROVIDED?

	YES	NO
1. This Recommendation Form (3 copies)	<u>✓</u>	<u> </u>
2. Permit Application	<u> </u>	<u> </u>
3. Site Plan	<u> </u>	<u> </u>
Property (3 copies)	<u>✓</u>	<u> </u>
Topo Map (available in Rm 206 C.O.B.) (2 copies) (please label site clearly)	<u>✓</u>	<u> </u>
4. Building Elevation Drawings	<u>✓</u>	<u> </u>
5. Photographs (please label all photos clearly)	<u> </u>	<u> </u>
Adjoining Buildings	<u>✓</u>	<u> </u>
Surrounding Neighborhood	<u>✓</u>	<u> </u>

*PENDING OUT-
COME OF VARIATION*

Residential Processing Fee Paid
Codes 030 & 080 (\$85)

Accepted by ZADW

Date _____

TO BE FILLED IN BY THE OFFICE OF PLANNING & COMMUNITY CONSERVATION ONLY!!

RECOMMENDATIONS/COMMENTS:

☐ **Approval** ☐ **Disapproval** ☐ Approval conditioned on required modifications of the permit to conform with the following recommendations:

MICROFILMED

Signed by: _____
for the Director, Office of Planning & Community Conservation

Date: _____

SCHEDULED DATES, CERTIFICATE OF FILING AND POSTING
FOR A BUILDING PERMIT APPLICATION PURSUANT TO SECTION 304.2
DEPARTMENT OF PERMITS & DEVELOPMENT MANAGEMENT
County Office Building
111 W. Chesapeake Avenue
Towson, Maryland 21204

The application for your proposed Building Permit Application has been accepted
for filing by _____ on _____
Date (A)

A sign indicating the proposed Building must be posted on the property for
fifteen (15) days before a decision can be rendered. The cost of filing is
\$50.00 and posting \$35.00; total \$85.00.

In the absence of a request for public hearing during the 15-day posting period,
a decision can be expected within approximately four weeks. However, if a valid
demand is received by the closing date, then the decision shall only be rendered
after the required public special hearing.

*SUGGESTED POSTING DATE _____ D (15 Days Before C)

DATE POSTED _____

HEARING REQUESTED-YES _____ NO _____ -DATE _____

CLOSING DAY (LAST DAY FOR HEARING DEMAND) _____ C (B-3 Work Days)

TENTATIVE DECISION DATE _____ B (A + 30 Days)

*Usually within 15 days of filing

CERTIFICATE OF POSTING

District _____

Location of property: _____

Posted by: _____ Date of Posting: _____

Signature

Number of Signs: _____

B286413

APPLICATION FOR PERMIT
BALTIMORE COUNTY MARYLAND
DEPARTMENT OF PERMITS & DEVELOPMENT MANAGEMENT
TOWSON, MARYLAND 21204

DATE: 10/1/96
OEA: 80
HISTORIC DISTRICT/BLDG.

PERMIT #:
RECEIPT #:
CONTROL #:
REF #:

PROPERTY ADDRESS 3526 Galloway
SUITE/SPACE/FLOOR
SUBDIV: Promtley's Dunes
TAX ACCOUNT #: 151167-71346 DISTRICT/PRECINCT
OWNER'S INFORMATION (LAST, FIRST) 15 8
NAME: SALMA SIDDIQUE
ADDR: 3526 GALLOWAY RD 21220

E: 10015
ID: 10015
ID BY: 10015
SPECTOR:

PLEASE CAREFULLY READ THIS APPLICATION
KNOW THE SAME IS CORRECT AND TRUE,
THAT IN DOING THIS WORK ALL PROVI-
SIONS OF THE BALTIMORE COUNTY CODE AND
APPROPRIATE STATE REGULATIONS WILL BE
COMPLIED WITH WHETHER HEREIN SPECIFIED
OR NOT AND WILL REQUEST ALL REQUIRED
PERFECTIONS.

APPLICANT INFORMATION
NAME: Salma Siddique
COMPANY:
STREET 3526 Galloway Rd
CITY, ST, ZIP Baltimore MD 21220
PHONE #: (410) 256-1349 MHIC LICENSE #:
APPLICANT Salma Siddique
SIGNATURE: TRACT: BLOCK:
PLANS: CONST 1 PLOT 1 PLAT DATA EL PL
TENANT
CONTR: Owner
ENGR:
SELLR:

DOES THIS BLDG.
HAVE SPRINKLERS
YES — NO —

BUILDING 1 or 2 FAM.
CODE CODE 1
BOCA CODE
TYPE OF IMPROVEMENT
☒ NEW BLDG CONST
☐ ADDITION
☐ ALTERATION
☐ REPAIR
☐ WRECKING
☐ MOVING
☐ OTHER

DESCRIBE PROPOSED WORK: Construct a 3RD with a 1 car garage.
38135880-1960 sq ft. This permit covers B286413.
change in construction. New building permit req'd. Refer to
com. 10/1/96. 31444 for Rec. P. in Gd. 4.3
Ref. 2002A 10.2 NE 27 P. in Gd. 4.3

TYPE OF USE
RESIDENTIAL
☒ ONE FAMILY
☐ TWO FAMILY
☐ THREE AND FOUR FAMILY
☐ FIVE OR MORE FAMILY
(ENTER NO UNITS)
☐ SWIMMING POOL
☐ GARAGE
☐ OTHER

NON-RESIDENTIAL
08. AMUSEMENT, RECREATION, PLACE OF ASSEMBLY
09. CHURCH, OTHER RELIGIOUS BUILDING
10. FENCE (LENGTH HEIGHT)
11. INDUSTRIAL, STORAGE BUILDING
12. PARKING GARAGE
13. SERVICE STATION, REPAIR GARAGE
14. HOSPITAL, INSTITUTIONAL, NURSING HOME
15. OFFICE, BANK, PROFESSIONAL
16. PUBLIC UTILITY
17. SCHOOL, COLLEGE, OTHER EDUCATIONAL
18. SIGN
19. STORE MERCANTILE RESTAURANT
SPECIFY TYPE
20. SWIMMING POOL SPECIFY TYPE
21. TANK, TOWER
22. TRANSIENT HOTEL, MOTEL (NO. UNITS)
23. OTHER

TYPE FOUNDATION
SLAB
☒ BLOCK
CONCRETE

BASEMENT
1. FULL
2. PARTIAL
3. NONE

TYPE OF CONSTRUCTION
☒ MASONRY
☐ WOOD FRAME
☐ STRUCTURE STEEL
☐ REINF. CONCRETE

TYPE OF HEATING FUEL
1. GAS
2. OIL
3. ELECTRICITY
4. COAL
TYPE OF WATER SUPPLY
1. PUBLIC SYSTEM
2. PRIVATE SYSTEM

TYPE OF SEWAGE DISPOSAL
1. PUBLIC SEWER EXISTS PROPOSED
2. PRIVATE SYSTEM
☒ SEPTIC
PRIVY EXISTS PROPOSED

CENTRAL AIR: 1. 2.
ESTIMATED COST: \$
MATERIALS AND LABOR

1. PUBLIC SYSTEM EXISTS PROPOSED
2. PRIVATE SYSTEM EXISTS PROPOSED

PROPOSED USE:
EXISTING USE: 3526 Galloway Rd

OWNERSHIP
☒ PRIVATELY OWNED 2. PUBLICLY OWNED 3. SALE 4. RENTAL

RESIDENTIAL CATEGORY: 1. DETACHED 2. SEMI-DET. 3. GROUP 4. TOWNHSE 5. MIDRISE
#1BED: #2BED: #3BED: TOT BED: TOT APTS/CONDOS: 6. HIGHRISE
FAMILY BEDROOMS
BATHROOMS DISPOSAL 1. Y 2. N BATHROOMS 2 CLASS
KITCHENS 1 LIBER FOLIO

BUILDING SIZE
FLOOR 980
WIDTH 28
DEPTH 35
HEIGHT 8.5
STORIES 3
LOT #3
OWNER LOT
Y 2. N ZONING

LOT SIZE AND SETBACKS
SIZE 50 X 173/10350
FRONT STREET 34 ft
SIDE STREET
FRONT SETBK 80'
SIDE SETBK 10' / 12'
SIDE STR SETBK
REAR SETBK 58'

APPROVAL SIGNATURES
BLD INSP :
BLD PLAN :
FIRE :
SEDI CTL :
ZONING : Temp Per Permitted 10/1/96
PUB SERV : Approved Survey 10/1/96
ENVRMNT : OK to File 10/1/96
PERMITS :

MAKE CHECKS PAYABLE TO BALTIMORE COUNTY MARYLAND -- NO PERMIT FEES REFUNDED

MICROFILMED

plan not stamped by ENVRMNT
San. 4/16/96 San. 4/16/96
CAR. Item # CASE # 167.

Director of Permits &
Development Management
111 West Chesapeake Ave.
Baltimore, MD.

Dear Sir-

My house on 3526 Galloway Rd.
was damaged by the storm. When I
tried to get the damage repaired I
was advised that I should replace
the old structure by a new one. The
old structure was too close to the
water and to the boundary line - so
I decided to move it a little to center
it so I could be away from water
& neighbors. I was informed by the
county officials that I have to go
through a zoning variance process that
could be very time consuming. I have
already started rebuilding and part of
my old house still shelters my belongings.
It is very inconvenient because not only
my personal belongings are scattered
everywhere, they are also exposed to
the elements. All the lots in the
area are 50' wide except 2 lots which
are a little wider. It is typical &
most houses are much bigger and wider.
I would appreciate if I would be allowed
to complete my house and get back to

normal life before it gets too cold. My personal belongings
are already damaged - Thanks for consideration. Sincerely,
Hank

To whom this may concern,
We, Albert and Helares Clauter
do like the new house being
built next door, to us, at
3526 Galloway Road.

The new structure is far more
superior to the old one, and
enhances the neighborhood

Helares J. Clauter
Albert Clauter

Oct 10, 1996
3528 Galloway Rd.
335-8731

RECEIVED

Dear Baltimore County,

We are next door neighbors of Selma Siddique who is rebuilding a new house in place of the old one. The house look great and is a wonderful addition and improvement to the neighborhood. By building the new structure further away from the boundary line she has done a wise thing. She has given herself and us more privacy. We have no problem with the new house.

Sincerely

Dorothy L. Rode

Albert E. Rode Sr.

3522 Galloway Road

Balt. Md. 21220

335-6936

MICROFILMED

To whom It May Concern -

My home on 3526 Galloway Rd. was severely damaged by the storm. I called friends to come and help repair it. The damage was quite a lot. I was advised by everyone to build a stronger & more stable structure away from water & further away from the property lines to keep a little distance from the neighbors & water. ~~At~~ Most of the lots in Bowley's Quarters area are long narrow lots about 50' wide. I have to apply for administrative variance in order to put a new dwelling because I'm moving it a little closer to the street. I'm faced with a hardship of not only trying to reconstruct my home but also running back & forth to the county offices, work, & my home where half of my belongings are still exposed to elements of nature. I would appreciate an early & favorable response so I can have my home & my belongings protected & under roof prior to winter setting in.

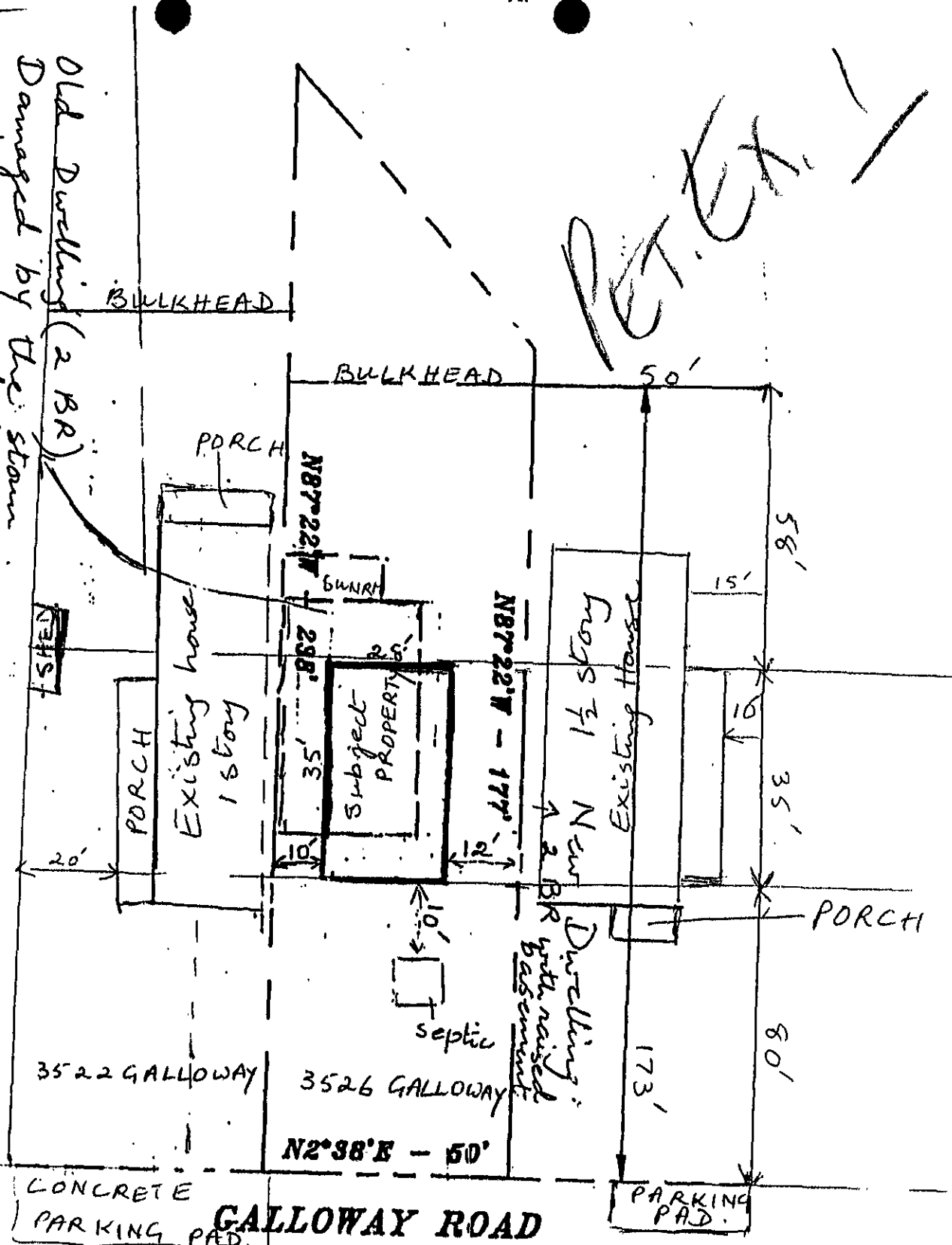
My house which I'm building is smaller than the other houses and is not spread out ^{like other houses}. The basement is above ground which elevates me high enough to be safe from further storms.

ENCLOSURE

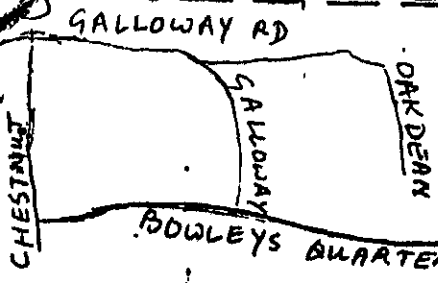
Sincerely
John G. Giddens

Old Dwelling (2 BR)
Damaged by the storm
To be removed.

RET. EX. 1



Cold Spring



COUNCIL DISTRICT - 5
ELECTION - 15
NE 2-K
ZONING RC-5
LOT SIZE 50x180=9000 SQ. FT.
CHES BAY CRIT. AREA
SEWER - PRIVATE
WATER - PUBLIC
PRIOR ZONING HEARING - NONE

MICROFILMED

GALLOPWAY JOB CROSS SECTION 1/4" = 1'

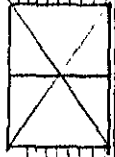
ENG. SPEC TRUSSES 24" O.C.

INSULATION R-30 CEILING

1/2" CDX W/ H' CLIPS UNDER 25 YR SHINGLES

INSULATION R-13 WALLS

2x10 FLOOR



1/2" CDX W/ VINYL SIDING

2x10 FLOOR JOISTS

W8x18 STEEL

2x10 R-JOIST

1/2" CDX ON 2x4-16 O.C.

2x12 DEEP FOOTERS

SIDE CROSS SECTION 1/4" = 1'

4" DRAIN TILE

#5 REBAR

7'-0"

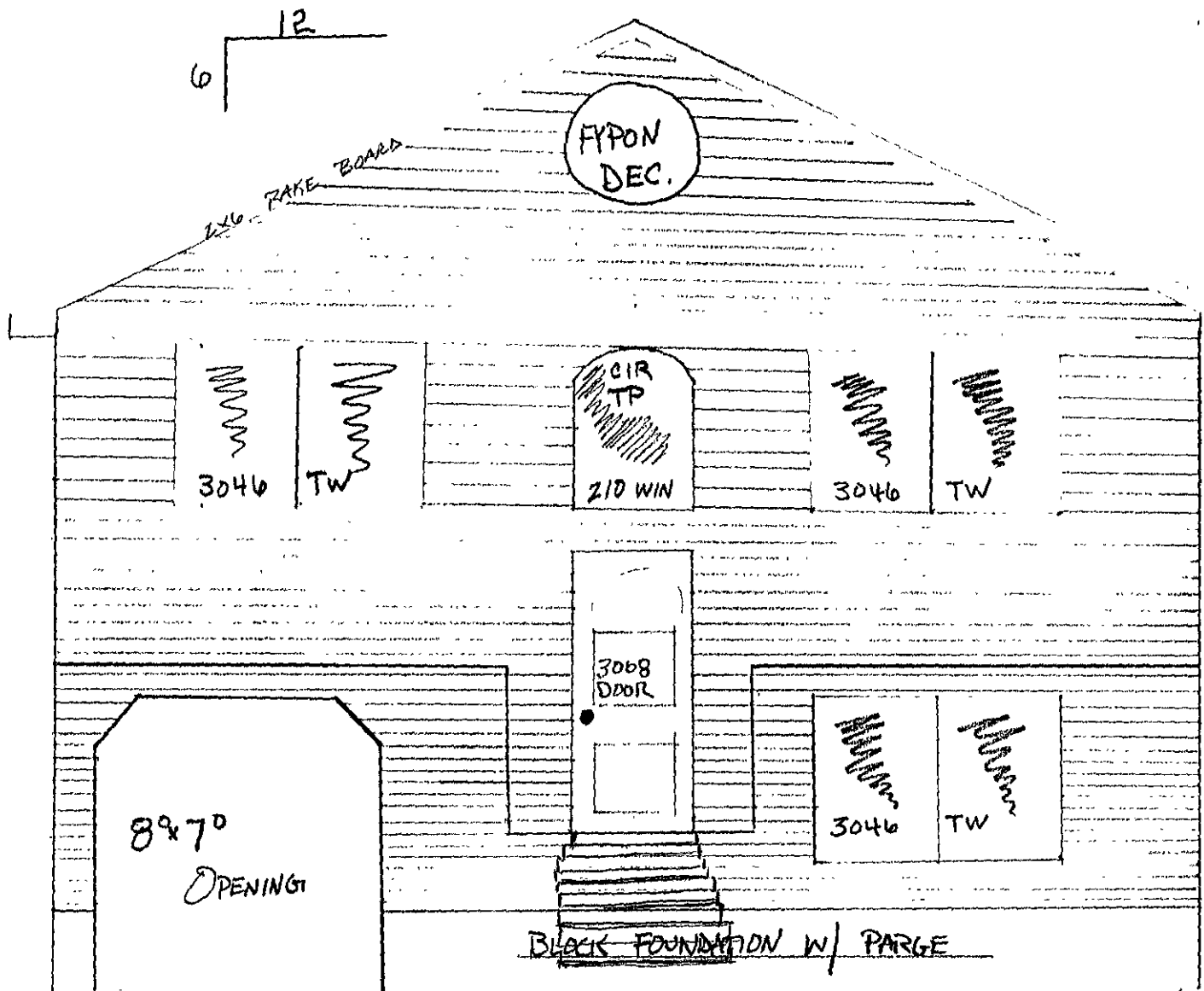
8'-4"

8'-1 1/4"

30" APPROX. GRADE

30"

30"



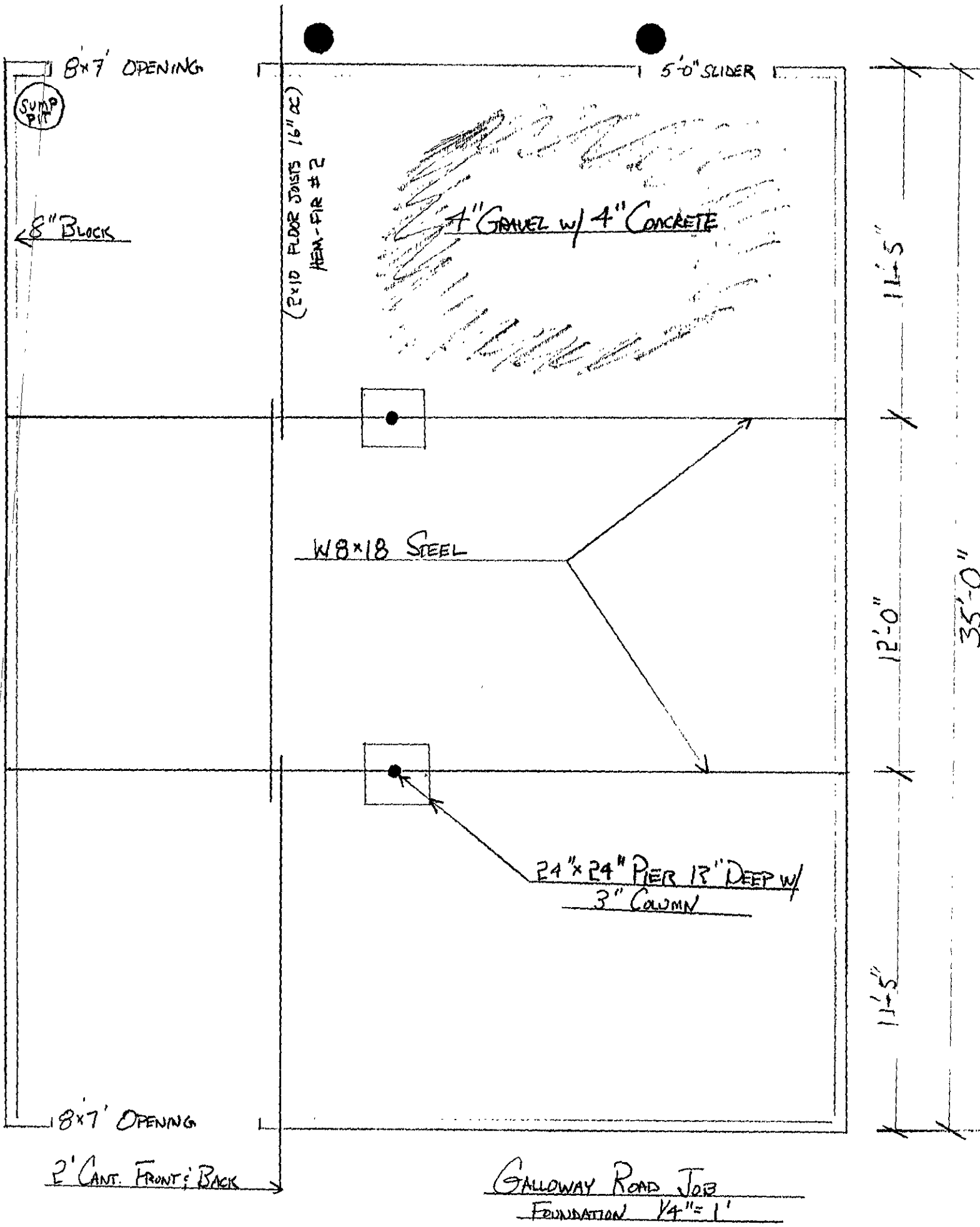
* ALL HEADERS ARE 2"x10" HEM FIA #2

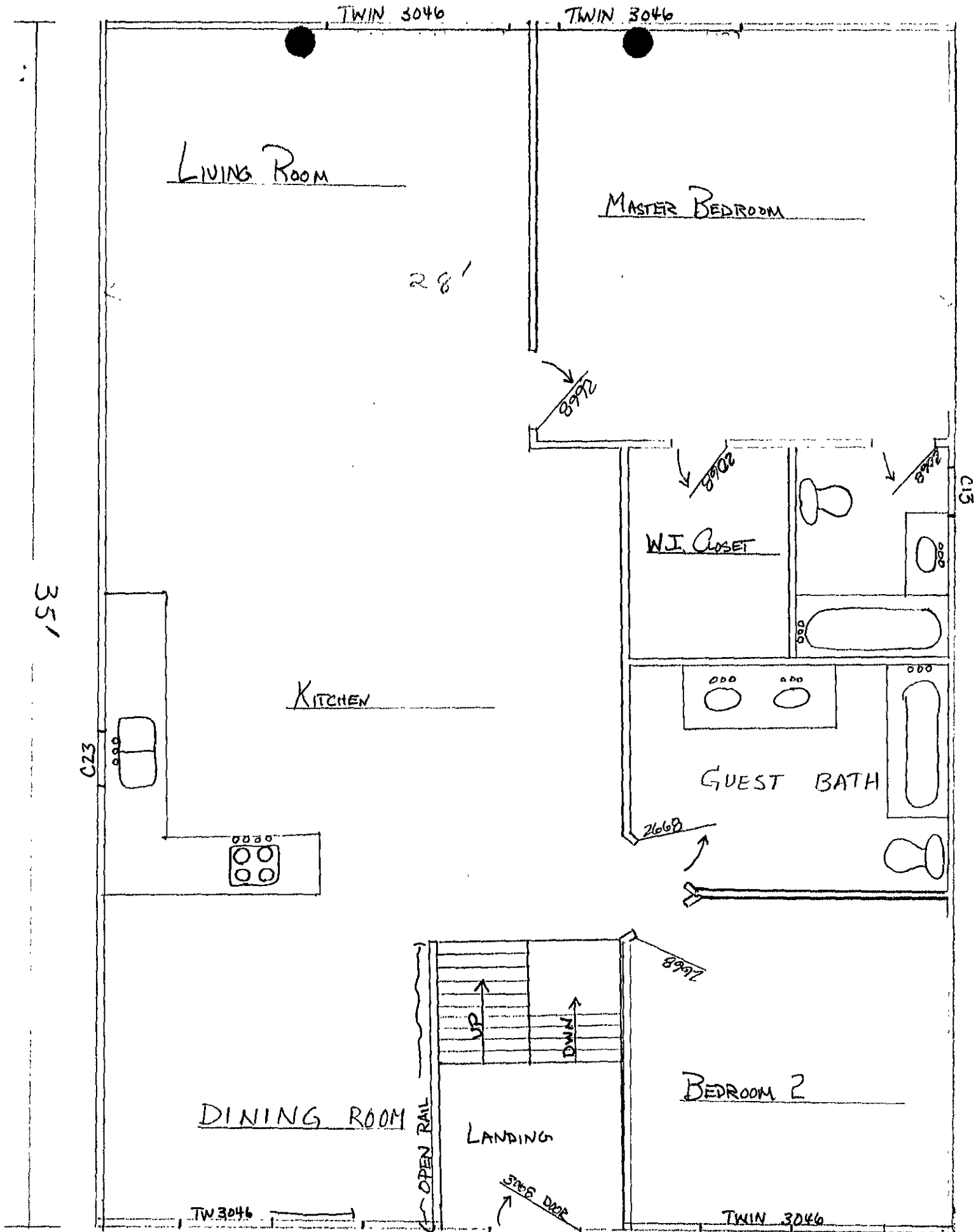
* DBL JACKS OVER 5'-0"

* ANY LUMBER IN CONCRETE CONTACT IS CCA.

GALLOWAY ROAD FRONT ELEVATION.

$\frac{1}{4}" = 1'$







- 1 BLUE TEAL CT
- 2 MALLARD LING CT
- 3 FOG ROUND CT
- 4 RED SAIL CT
- 5 SPRINGTIDE PL
- 6 CLEARWATER CT
- 7 MANWETTE
- 8
- 9

Seneca Park
Seneca Creek
Seneca Gardens Rd
Bowleys Quarters
Beacon Light
Matthew
Long Beach
Maryland
Seneca Creek
Seneca Gardens Rd
Bowleys Quarters
Beacon Light
Matthew
Long Beach
Maryland

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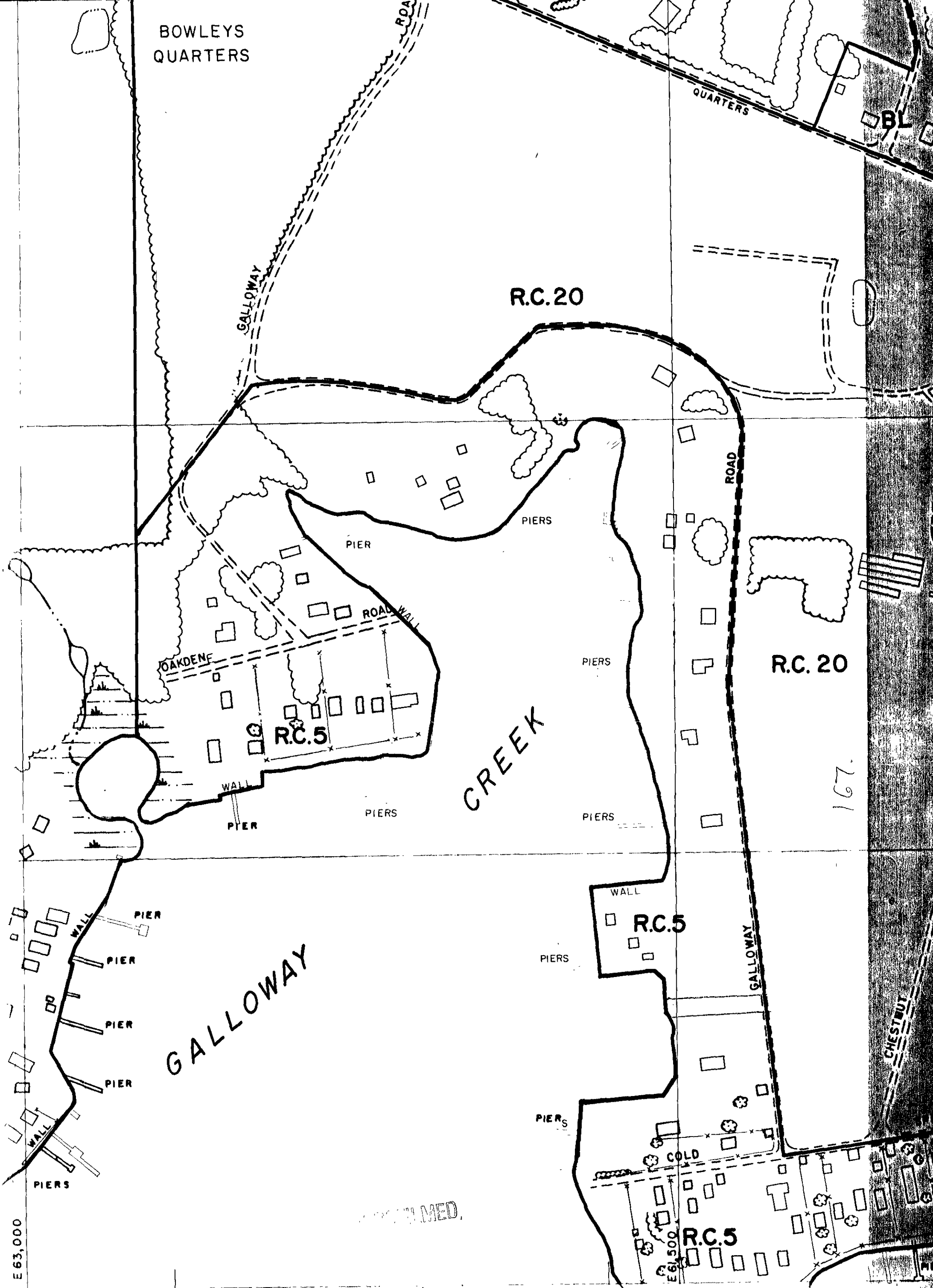
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Bowleys Quarters
Beacon Light
Matthew
Long Beach
Maryland



BALTIMORE COUNTY PLANNING AND ZONING COMMISSION

1992 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 15, 1992

Bill Nos. 183-92, 184-92, 185-92, 186-92, 187-92, 188-92, 189-92

SCALE
1" = 200' ±

DATE OF PHOTOGRAPHY
JANUARY

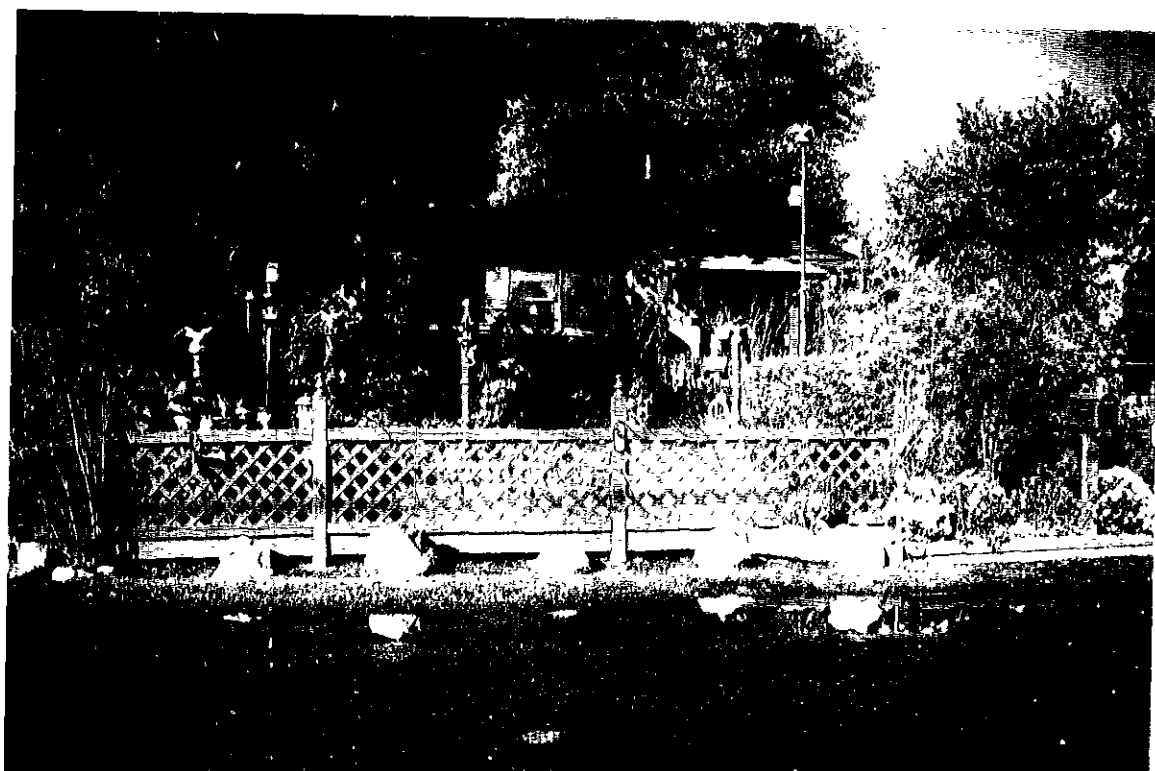
William Howard IV
Chairman, County Council





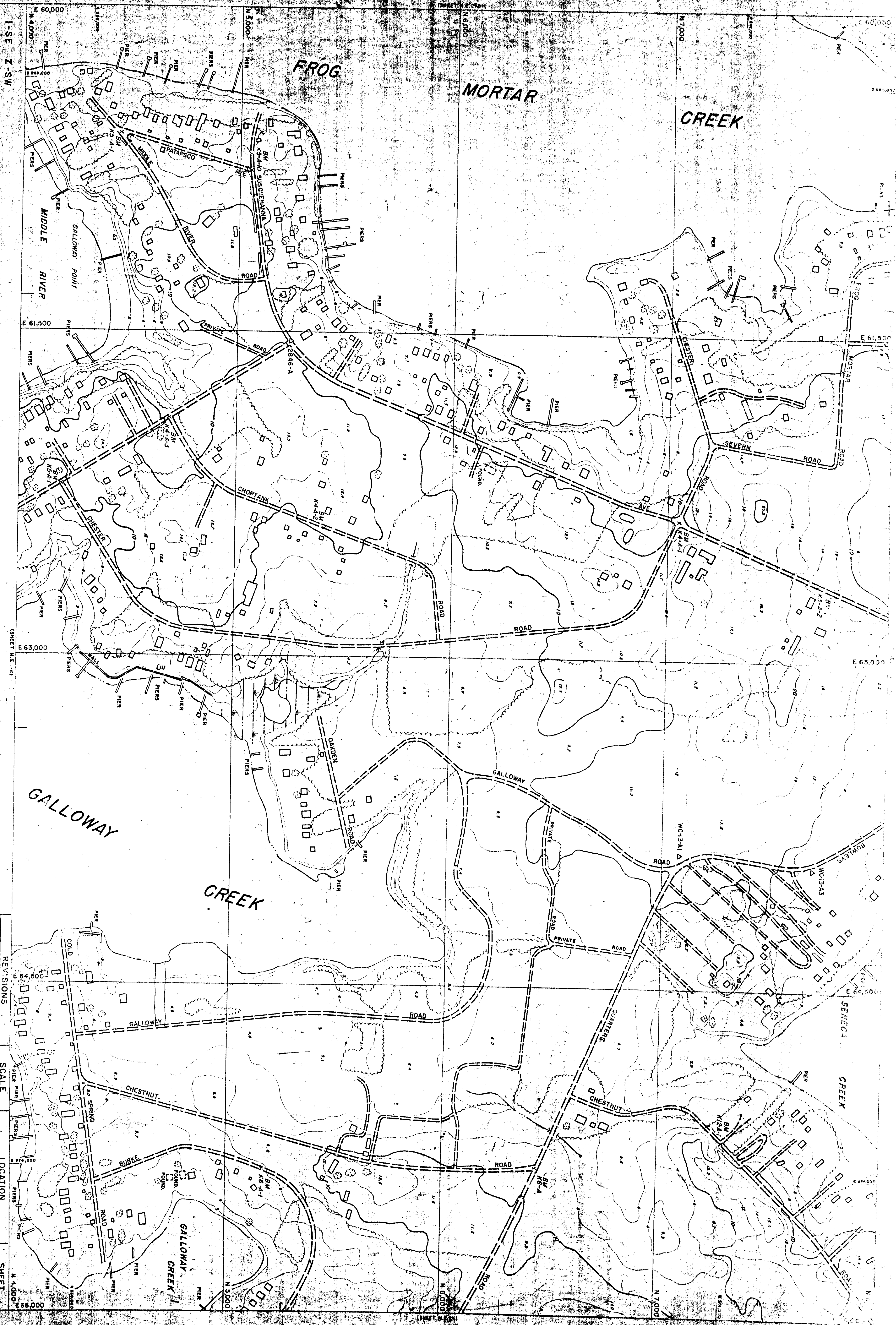








PHOTOGRAMMETRIC MAP OF BALTIMORE COUNTY METROPOLITAN AREA



REV. NO.		DATE	BY
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Microfilm



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

LOCATION
BOWLEYS
QUARTERS

SCALE
1" = 200'

DATE
OF
PHOTOGRAPHY
(AUGUST 1967)

SHEET
N.E.
2-K
MICROFILMED

MIDDLE

RIVER

CHESAPEAKE

CREEK

GALLOWAY

HOLLY LODGE
147

BAY

*Part of Bowleys Quarter
Granted for record May 27 1921
List - McMichael, Black*

BOWLEYS QUARTER
PLAT No. 1

Scale 1"=200
April 5, 1921.
Edward V. Cogan and Company
Surveyors and Civil Engineers
Baltimore, Md.

Indicates Location of Stake

MICROFILMED